



**City Council Meeting**  
CIBOLO MUNICIPAL BUILDING  
200 S. MAIN  
January 13, 2015  
6:30 P.M.

**MINUTES**

1. Call to Order – Mayor Jackson called the meeting to order at 6:43p.m.
2. Roll Call – Council Present: Mayor Jackson, Councilwoman Schultes, Councilman Garrett, Councilman Doty, Councilman Russell, Councilman Hogue and Councilman Dunn; Council Absent: Councilman Castro; Staff Present: City Manager Herrera, City Attorney Erkan, City Secretary Cimics, Finance Director Miranda, ED Director Luft, Police Chief Cox, Fire Chief Niemietz, Public Works Director Fousse, City Planner Gonzalez and Assistant City Planner Dale.
3. Invocation – Mayor Jackson gave the invocation.
4. Pledge of Allegiance - All those in attendance recited the Pledge of Allegiance.
5. Public Hearing

- A. The Cibolo City Council will hold a Public Hearing to hear public testimony concerning a request to allow a Conditional Use Permit for approximately 13.9 acres of property located southeast of the intersection of F.M. 78 and Haeckerville Road, to allow general warehousing, distribution and open air storage.

Mayor Jackson opened the Public Hearing at 6:45 p.m. Lisa Gonzalez the City Planner gave a brief overview of the item. Mr. Ray Oujesky representing the owner Gary Weaver and Triple T Properties gave a power point presentation on the property and proposed uses for the property. There was one citizen that spoke during the Public Hearing Mr. Miller. Mr. Miller lives in the mobile home area adjacent to this property and was concerned with flooding issues. Mr. Oujesky was not aware of any flooding issues but was willing to work with the home owner. Mayor Jackson closed the Public Hearing at 7:00 p.m.

- B. The Cibolo City Council will hold a Public Hearing to hear public testimony regarding the rezoning of approximately 1.005 acres located east of the intersection of F.M. 78 and Haeckerville Road currently zoned General Commercial (C-4) and FM 78 Overlay to Retail/Office (C-3) and FM 78 Overlay.

Mayor Jackson opened the Public Hearing at 7:00 p.m. Ms. Gonzalez gave a quick overview. No citizens wish to speak on this item and Mayor Jackson closed the Public Hearing at 7:01 p.m.

6. Ordinance

- A. Approval/Disapproval of an ordinance to rezone certain real property located east of the intersection of F.M. 78 and Haeckerville Road, comprised of approximately 1.005 acres from General Commercial (C-4) and FM 78 Overlay to the Retail/Office (C-3) and FM 78 Overlay Zoning District.

Councilman Hogue made the motion to approve to rezone certain real property located east of the intersection of F.M. 78 and Haeckerville Road, comprised of approximately 1.005 acres from General Commercial (C-4) and FM 78 Overlay to the Retail/Office (C-3) and FM 78 Overlay Zoning District. Motion was seconded by Councilman Dunn. For: Council Members: Schultes, Garrett, Doty, Russell, Hogue and Dunn; Against: None. Motion carried 6 to 0.

- B. Approval/Disapproval of an ordinance to authorize the issuance of a Conditional Use Permit (CUP) for approximately 13.9 acres to allow General Warehousing Distribution and Open Air Storage at 220 E. F.M. 78, Cibolo, Texas.

Councilman Doty made the motion to approve the ordinance to authorize the issuance of a Conditional Use Permit (CUP) for approximately 13.9 acres to allow General Warehousing Distribution and Open Air Storage at 220 E. F.M. 78, Cibolo, Texas. Motion was seconded by Councilwoman Schultes. For: Council Members: Dunn, Hogue, Russell, Garrett, Doty and Schultes. Motion carried 6 to 0.

7. Citizens to be Heard

This is the opportunity for visitors and guests to address the City Council on any issue. City Council may not debate any non-agenda issue, nor may any action be taken on any non-agenda issue at this time, however, City Council may present any factual response to items brought up by citizens.

The following citizens signed up to be heard: Maggie Titterington representing the Schertz Chamber briefed the council on upcoming events. Kimberly Meyers briefed the council on a fitness opportunity in Cibolo that will take place at the Cibolo Grange Hall on Tuesday and Thursday from 1:00 pm to 1:30 pm.

8. Proclamation

- A. Proclamation proclaiming the month of January 2015 as National Mentoring Month.

Mayor Jackson read a proclamation claiming the month of January as National Mentoring Month and urged all citizens to come together and volunteer with a local mentoring program. Mayor Jackson stated that the support and commitment to mentoring our youth will benefit the whole community.

9. Resolution

- A. Approval/Disapproval of a Resolution in support of Joint Base San Antonio-Randolph and Expansion of Local Government Code Chapters 397 and 397A.

Lt Col Baldwin from 12 Flying Wing at Randolph Air Force Base briefed council on this resolution. Councilman Dunn made the motion to approve the resolution in support of Joint Base San Antonio-Randolph and Expansion of Local Government Code Chapters 397 and 397A. Motion was seconded by Councilwoman Schultes. For: Council Members: Garrett, Doty, Russell, Hogue, Dunn and Schultes; Against: None. Motion carried 6 to 0.

10. Presentation/Discussion

- A. Presentation/Discussion from RVK Architects on the Old School House/Community Center.

Tony Luetkenhaus from RVK gave a power point presentation on the Old School House/Community Center. There would be a new entrance or foyer into the building and permits and inspections would be located in the Old School house area. Two basketball court, an exercise/weight room, locker rooms, library, kitchen/pantry and an elevator to the second floor added to back of building. The second floor in the old part of the building would be the Planning Department, City Engineer and the Economic Development area. A conference room along with several classrooms would also be located on the second floor. A splash pad would be added to the outside area. There's room for future volleyball courts, playground and amphitheater in back of the building. Additional parking would also be added to the facility.

11. Consent Agenda – Consent Items (General Items)

- A. Approval of the minutes of the Regular City Council Meeting held on December 30, 2014.
- B. Acceptance of the October 2014 Check Register pending final acceptance of the City's financial audit for the 2014/15 Fiscal Year.
- C. Acceptance of the Revenue & Expense Report ending October 31, 2014 pending final acceptance of the City's financial audit for the 2014/15 Fiscal Year.
- D. Acceptance of the November 2014 Check Register pending final acceptance of the City's financial audit for the 2014/15 Fiscal Year.
- E. Acceptance of the Revenue & Expense Report ending November 30, 2014 pending final acceptance of the City's financial audit for the 2014/15 Fiscal Year.

Councilman Dunn moved to approve the consent agenda. Motion was seconded by Councilman Hogue. For: Council Members: Schultes, Garrett, Doty, Russell, Dunn and Hogue; Against: None. Motion carried 6 to 0.

12. Staff Updates/Discussion

- A. Fire Department
- B. Court Department
- C. Engineering/Planning Department
- D. Administration

Allen Page, Municipal Court Clerk gave the report for court activities for the month of December.

13. Discussion/Action

- A. Discussion/Action on the removal, appointments and re-appointments to Planning and Zoning Commission, Parks Commission, Streets and Drainage Commission, Board of Adjustments Commission, Capital Improvement Program (CIP), Charter Review Committee and Cibolo Economic Development Corporation, and all other Committees, Commissions and Boards.

The City Secretary informed the council that Mr. Garth Coursen from the Planning & Zoning Commission had turned in his resignation. Those that have applications for the P&Z will be included in the council packet for the next meeting. Councilman Doty made the motion to appoint Councilwoman Schultes to the Youth Council as the Council Liaison. Motion was seconded by Councilman Garrett. For: Council Members: Dunn, Hogue, Russell, Doty, Garrett and Schultes; Against: None. Motion carried 6 to 0. Councilman Russell stated he would like to see two more individuals added to the Animal Advisory Board. City Secretary informed council that this would require an amendment to the ordinance. Staff will bring this back at the next meeting. Councilman Hogue stated he was concerned with the number of members appointed to the Youth Council and number required to make a quorum. Councilwoman Schultes did state that this would be addressed in the By-Laws that the Youth Council will be working on at the next meeting. Councilman Hogue would still like to revisit the Youth Council at the next meeting.

- B. Discussion/Action on the selection of a Mayor Pro-Tem.

Councilman Russell made the motion to nominate Councilman Hogue as Mayor Pro-Tem. Motion was seconded by Councilman Garrett. For: Council Members: Dunn, Hogue, Russell, Doty, Garrett and Schultes; Against: None. Motion carried 6 to 0.

C. Discussion/Action on the Preliminary Acceptance of infrastructure for Saratoga Unit 1.

This item was briefed by Lisa Gonzalez City Planner. Councilman Garrett made the motion to approve the Preliminary Acceptance of infrastructure for Saratoga Unit 1 with the following public improvements: Sanitary Sewer: 4,980 Lineal Feet with a valuation of \$333,829.30; Drainage: 1,350 Lineal Feet with a valuation of \$92,489.31; and Public Street: 4,470 Lineal Feet with a valuation of \$676,230.25 for a total valuation of accepted Public Improvements dedicated to the City of Cibola of \$1,102,548.86. Motion was seconded by Councilman Doty. For: Council Members: Dunn, Hogue, Russell, Doty, Garrett and Schultes; Against: None. Motion carried 6 to 0.

D. Discussion/Action to authorize an investigation, pursuant to City of Cibola Charter Section 14.10 and City of Cibola Code of Ordinances Section 2-96, of apparent violations of the Code of Ethics and Conduct by Councilmember Gabriel Castro in relation to the events leading to the calling of the December 15, 2014 Special City Council Meeting.

Councilwoman Schultes stated that at the Dec 15<sup>th</sup> Council Meeting the council was asked by citizens if we were going to address the ethics violations against Councilman Castro. Council stated we would at a later date. We need to follow through with what we said we were going to do. Councilwoman Schultes made the motion to authorize an investigation, pursuant to City of Cibola Charter Section 14.10 and City of Cibola Code of Ordinances Section 2-96, of apparent violations of the Code of Ethics and Conduct by Councilmember Gabriel Castro in relation to the events leading to the calling of the December 15, 2014 Special City Council Meeting and set the date for this meeting to be at the Council Meeting of February 10, 2015. Motion was seconded by Councilman Dunn. For: Council Members: Garrett, Doty, Russell, Hogue, Schultes and Dunn; Against: None. Motion carried 6 to 0.

E. Discussion/Action on the review and confirmation of all upcoming special meetings and workshops and scheduling the time, date, and place of additional special meetings or workshops. (Staff)

Council went over the calendars for January and February 2015.

14. Executive Session

The City Council will meet in Executive Session as authorized by the Texas Gov't Code Sec. 551.072 Real Property to deliberate the following:

- A. City Council will receive information from the City Manager, regarding negotiations with the Canyon Regional Water Authority for the purchase of ground water.

Council convened into Executive Session at 8:18 p.m.

15. Open Session

Reconvene into Regular Session and take action/or give direction, if necessary, on items discussed in Executive Session

Council reconvened into regular session at 9:06 p.m. Councilman Dunn made the motion to have the City Manager continue to negotiate with CRWA for acquisition of water. Motion was seconded by Councilman Hogue. For: Council Members: Garrett, Doty, Russell, Hogue and Dunn; Against: None. Motion carried 5 to 0. Councilwoman Schultes was not present during the vote.

16. City Council request(s) regarding specific items to be scheduled for future agendas.

No items at this time.

17. Adjournment:

Councilman Garrett made the motion to adjourn the meeting at 9:07 p.m. Motion was seconded by Councilman Hogue. For: All; Against: None. Motion carried 6 to 0.

PASSED AND APPROVED THIS 27<sup>TH</sup> DAY OF January 2015.

  
Lisa M. Jackson  
Mayor

ATTEST

Peggy Cimics, TRMC  
City Secretary

